

TRANSFER
TAX
PAID

37-142

WARRANTY DEED
(Joint Tenancy)

020757

Mary H. Savage of Waterville, Kennebec County, Maine, William G. Savage of Brunswick, Maine and James F. Vigue of Waterville, Maine, Trustees of the Savage Loving Trust, for consideration paid, grant to Joseph R. Taddeo and Sara A. Taddeo, whose mailing address is 2 Kensington Road, Madison, New Jersey 02940, as Joint Tenants with Warranty Covenants, the land in Waterville, Kennebec County, Maine, more particularly bounded and described as follows, to wit:

A certain lot or parcel of land situated in Waterville in the County of Kennebec and State of Maine, and being Lot #55 on a plan of Cherry Hill Development dated August 29, 1950 and recorded in the Kennebec County Registry of Deeds in Plan Book 17, Page 34 and 35.

Being the same premises conveyed by J. Grant Savage and Mary H. Savage to J. Grant Savage and Mary H. Savage, Trustees of the Savage Loving Trust by deed dated October 31, 1990 and recorded in the Kennebec County Registry of Deeds in Book 3828, Page 120.

This conveyance is made upon express conditions; restrictions, limitations and covenants as follows:

- First: This entire tract shown by the plan of Cherry Hill referred to above is restricted to building for residential purposes only by the Waterville Zoning Ordinance, and these lots shown by said plan are subject to and entitled to the benefits of said ordinance.
- Second: It is further covenanted and agreed that neither these lots 34, 35, 36, 55 and 28 nor any other lot shown upon said plan shall be used for building more than one dwelling house and that no house shall be adapted or used by more than one family.
- Third: Furthermore, no such house shall be built costing less than Fifteen Thousand Dollars (\$15,000.00) in said Cherry Hill Development.
- Fourth: No building or any part of a building shall be erected or allowed to stand upon said lot within fifty (50) feet of a boundary line of the lot, except that as to corner lots, for instance like Lot 1, the set back of fifty (50) feet from the street shall apply only on the side next to the principal street, that is, in the case of said Lot #1 to the side next to the First Rangeway.

Witness my hand and seal this 15th day of July, 1999.

Savage Loving Trust By:

Witness

Witness

Witness

Mary H. Savage
Mary H. Savage, Trustee

William G. Savage
William G. Savage, Trustee

James F. Vigue
James F. Vigue, Trustee

STATE OF MAINE

Kennebec, ss.July 15, 1999

37-142

Then personally appeared the above named Mary H. Savage, Trustee of the Savage Loving Trust and acknowledged the foregoing instrument to be her free act and deed in her said capacity and the free act and deed of said Trust,

Before me,

Deborah A. Douglas
Notary Public



DEBORAH A. DOUGLAS
Notary Public, State of Maine
My Commission Expires September 8, 2005

Printed Name

My Com. Exp.: _____

STATE OF MAINE

Kennebec, ss.July 14, 1999

Then personally appeared the above named William G. Savage, Trustee of the Savage Loving Trust and acknowledged the foregoing instrument to be his free act and deed in his said capacity and the free act and deed of said Trust,

Before me,

Deborah A. Douglas
Notary Public



DEBORAH A. DOUGLAS
Notary Public, State of Maine
My Commission Expires September 8, 2005

Printed Name

My Com. Exp.: _____

STATE OF MAINE

Kennebec, ss.July 14, 1999

Then personally appeared the above named James F. Vigue, Trustee of the Savage Loving Trust and acknowledged the foregoing instrument to be his free act and deed in his said capacity and the free act and deed of said Trust,

Before me,

Deborah A. Douglas
Notary Public

ATTEST
James F. Vigue
REGISTER OF DEEDS

RECEIVED KENNEBEC SS.
1999 JUL 19 AM 9:00



DEBORAH A. DOUGLAS
Notary Public, State of Maine
My Commission Expires September 8, 2005

Printed Name

My Com. Exp.: _____